

TCRV

SOHO | PENTHOUSE W1

R O O F T O P P E N T H O U S E

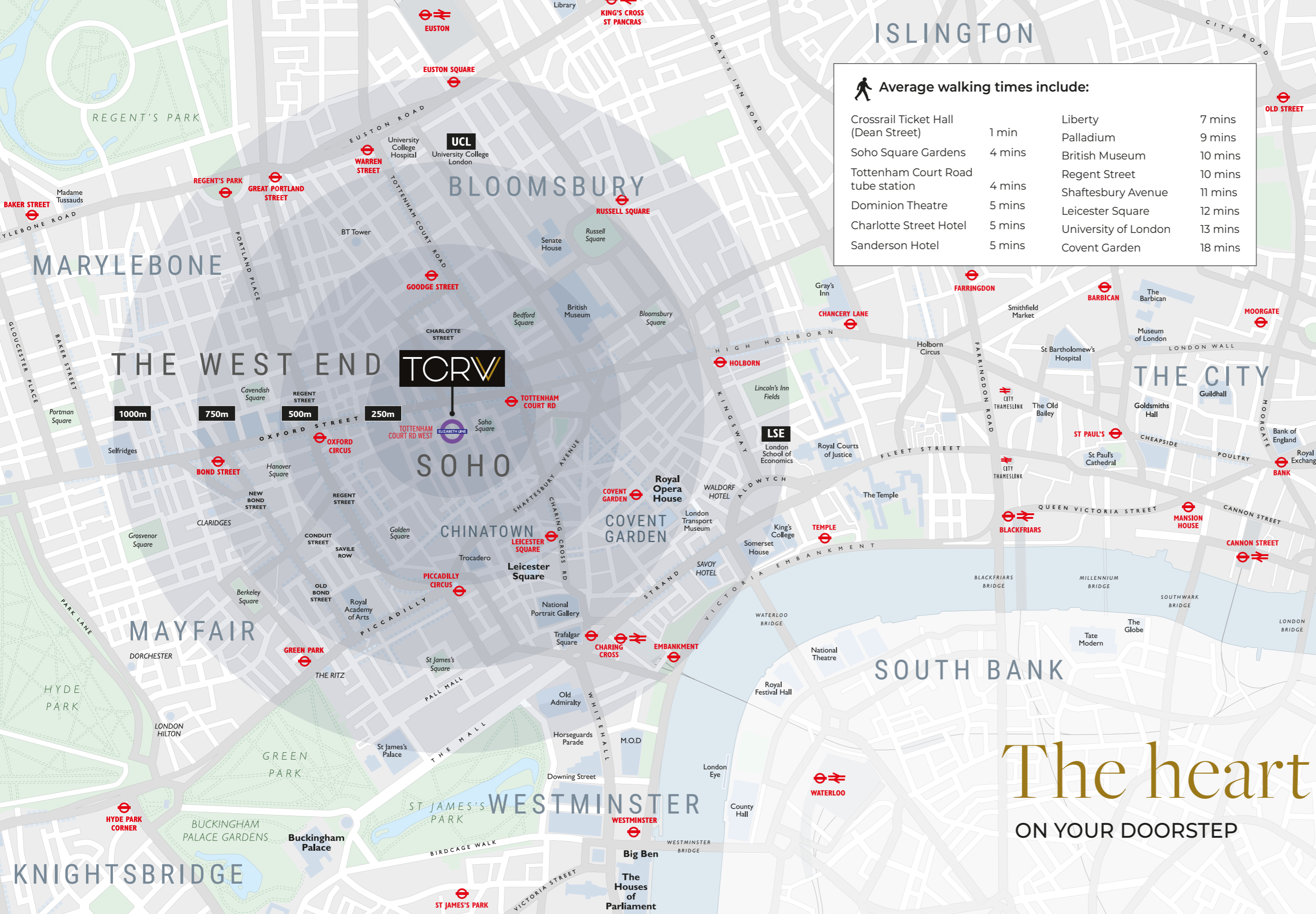
DISTINGUISHED LIVING
IN A
WORLD CLASS
WEST END LOCATION



Galliard Homes present a single, highly specified 1 bedroom rooftop penthouse with bespoke finishes and over 880 sq.ft of private terracing offering fabulous skyline views.

Unique by design.





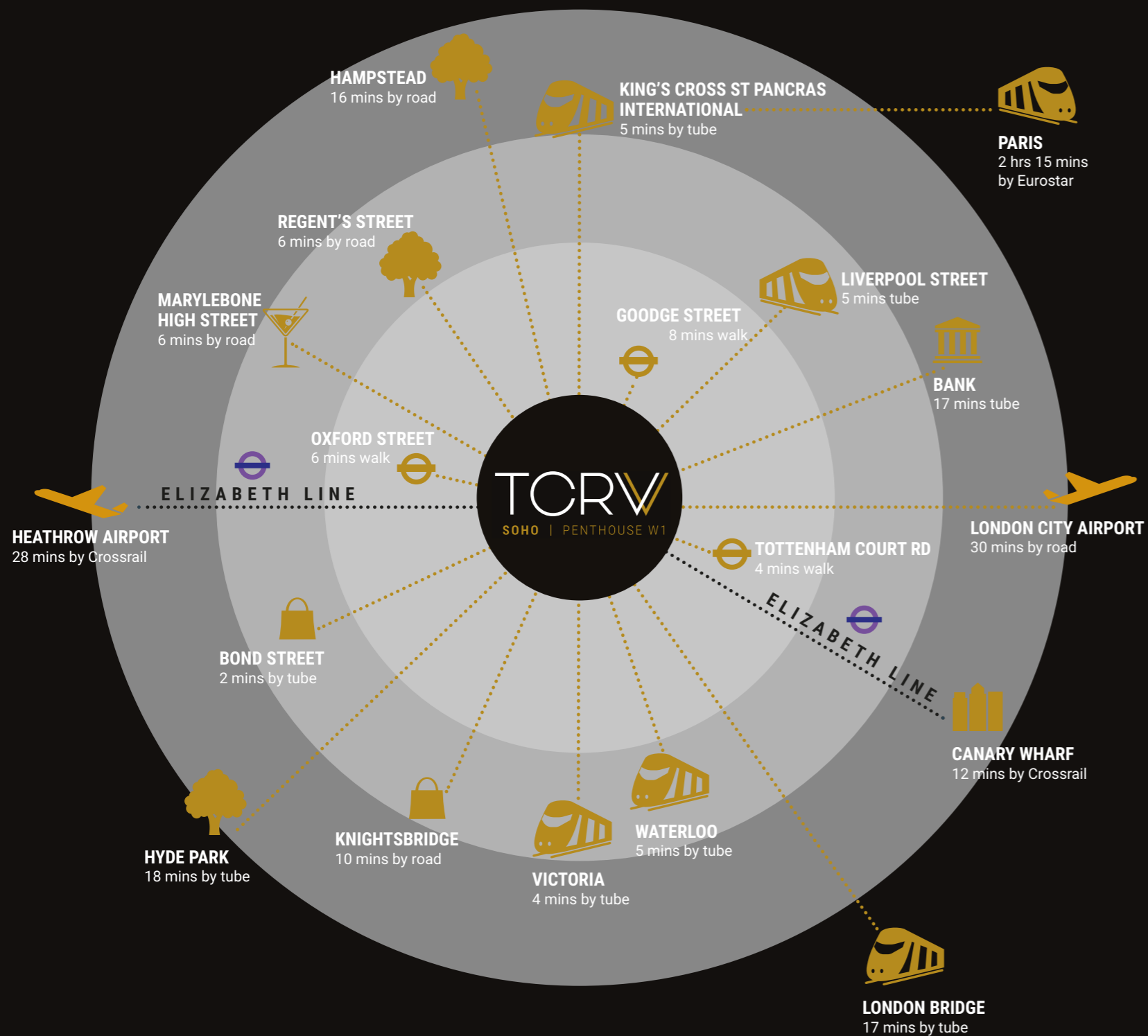
Average walking times include:

Crossrail Ticket Hall (Dean Street)	1 min	Liberty	7 mins
Soho Square Gardens	4 mins	Palladium	9 mins
Tottenham Court Road tube station	4 mins	British Museum	10 mins
Dominion Theatre	5 mins	Regent Street	10 mins
Charlotte Street Hotel	5 mins	Shaftesbury Avenue	11 mins
Sanderson Hotel	5 mins	Leicester Square	12 mins
		University of London	13 mins
		Covent Garden	18 mins

Location at a glance:

- Uniquely located between Fitzrovia and Soho in the heart of London's West End.
- The development is situated fronting both Oxford Street and Dean Street providing an iconic landmark acting as the new gateway into Soho.
- Residents at TCRW SOHO are within 2 minutes walk of the new Tottenham Court Road Crossrail ticket hall.
- The ticket hall provides access to the Elizabeth, Central and Northern line services - connecting to London's entire transport network.
- Within 5 minutes walk of Soho Square Gardens.
- Within 20 minutes walk of 7 of London's world renowned universities including UCL.
- 2 minutes on the Elizabeth Line from Bond Street and the Capital's most revered shopping streets, fashion houses, bespoke master tailors and royal appointed jewellers.

The heart of the Capital
ON YOUR DOORSTEP



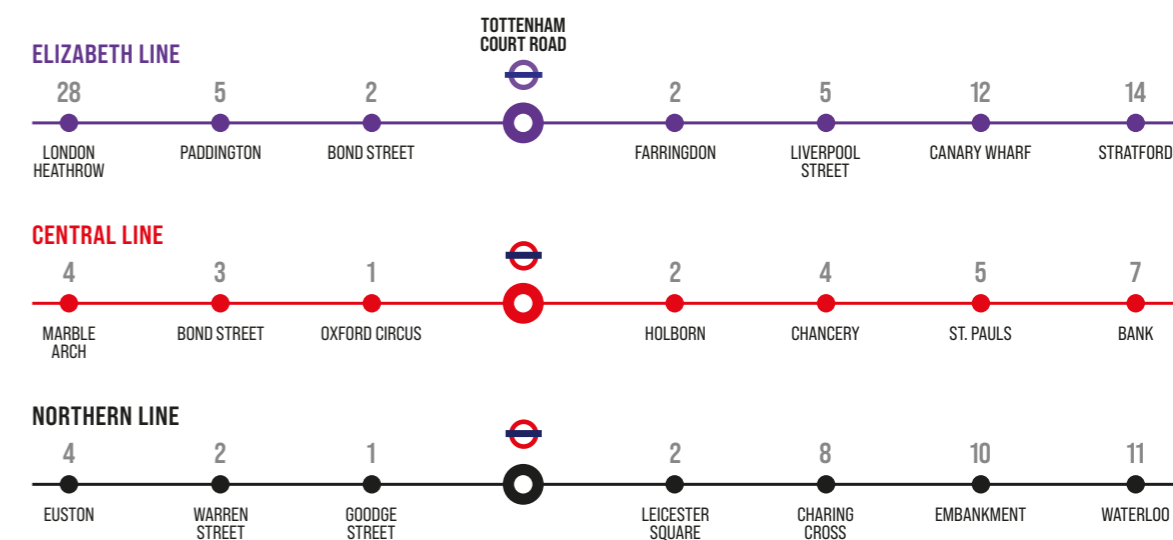
Tottenham Court Road is set to become one of London's busiest stations stretching from a new public plaza fronting Centrepoint to the new ticket hall on Dean Street.

This major interchange also enables residents at TCRW SOHO to traverse the metropolis in minutes while connecting to London's tube, rail and DLR network with absolute ease. Routes to international air travel are also transformed with Crossrail operating 6 trains per hour to and from London Heathrow airport terminals.



Exceptional connectivity

CROSSING THE METROPOLIS IN MINUTES





The City

Oxford Street

St. Paul's Cathedral

Canary Wharf

LSE

Soho Square

Tower Bridge

Royal Opera House

Covent Garden

Savoy

Royal Festival Hall

Charing Cross

China Town

Leicester Square

Trafalgar Square

Horse Guards Parade

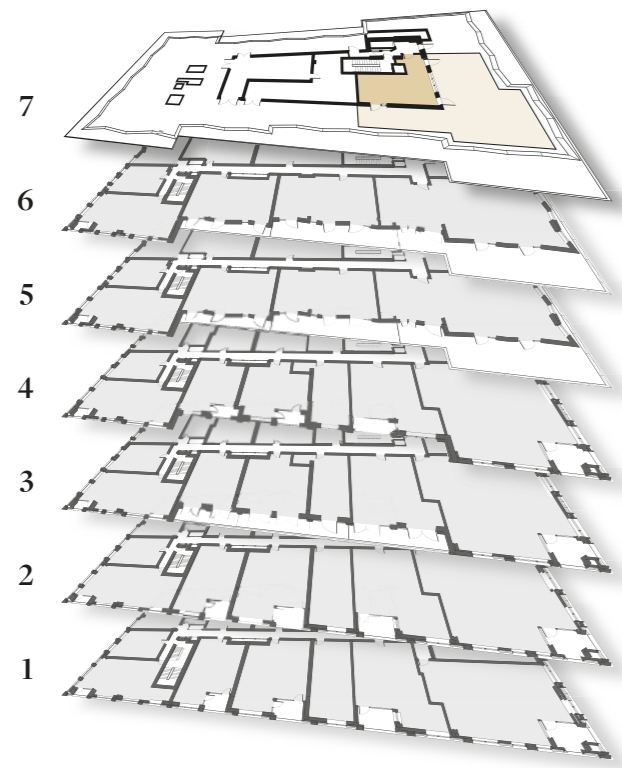
Big Ben & The Houses of Parliament

St. James's Park

TCRV

TCRW SOHO is central to all of London's landmark destinations and key transport hubs.

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SOHO | PENTHOUSE W1

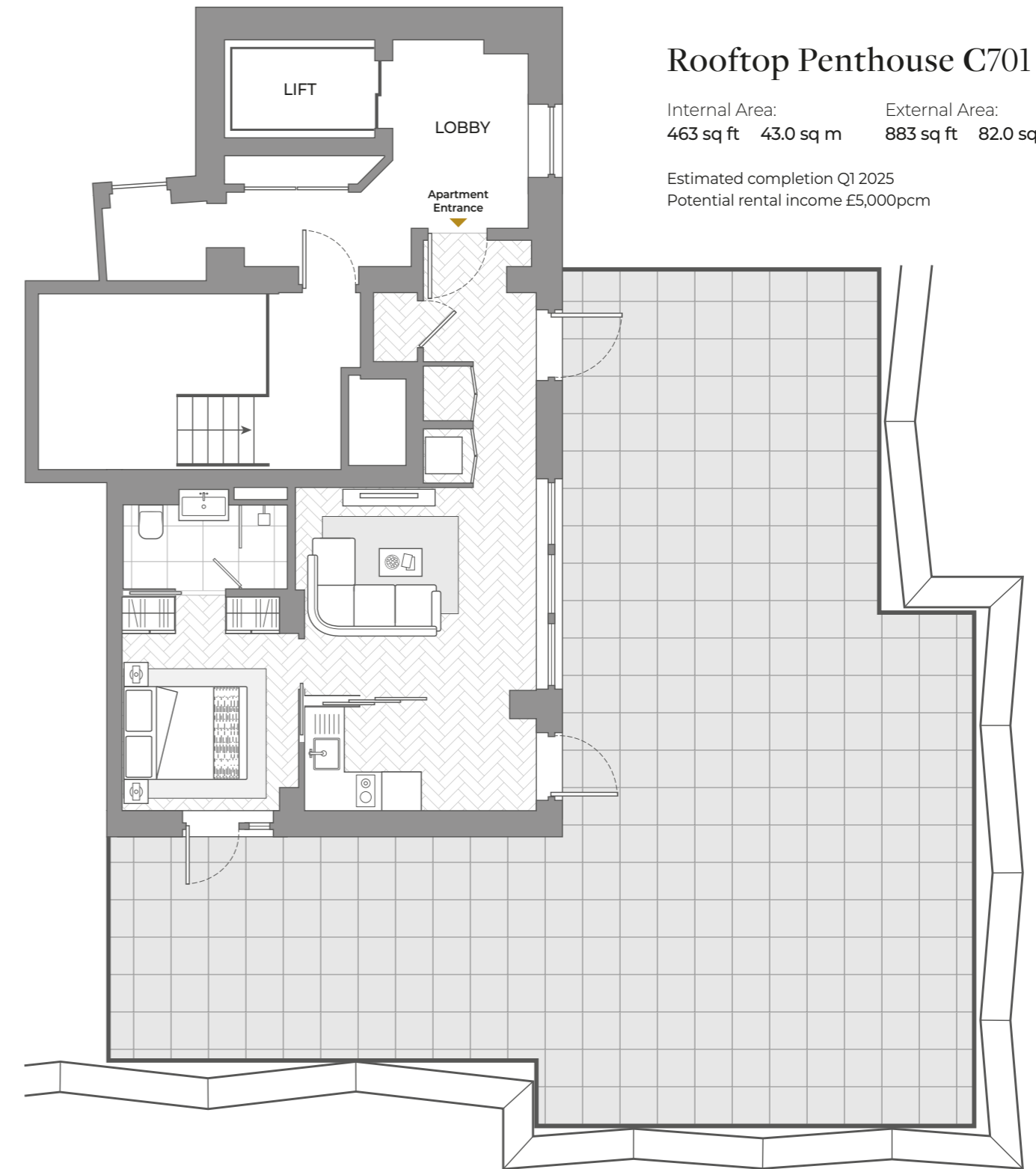
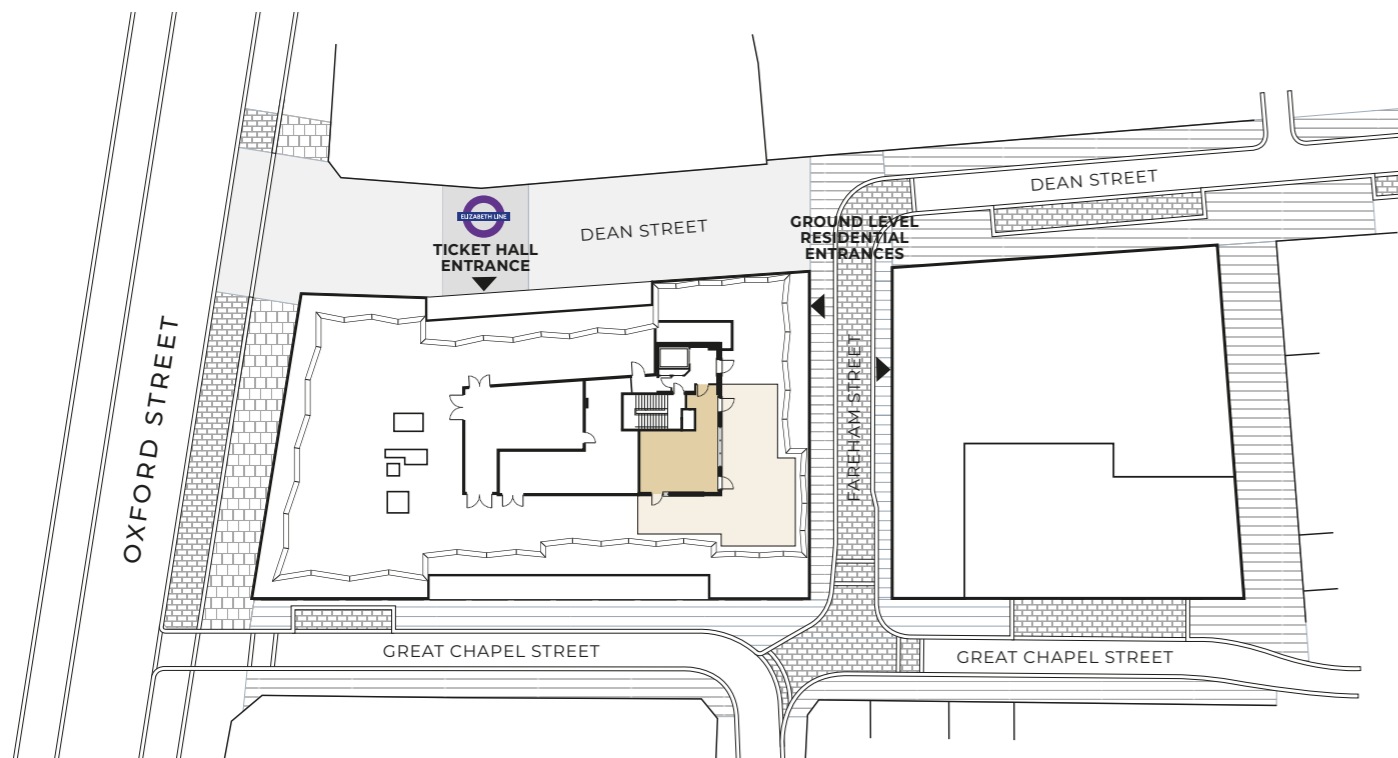


TCRW

SOHO | PENTHOUSE W1

TCRW SOHO is a prestigious all private residential development arranged in two striking apartment blocks, of which all apartments are now occupied from levels 1-6.

The new penthouse has a bespoke specification adding to its unique attributes and is accessed via lift from ground level reception foyer with fob access direct to level 7 only.



Rooftop Penthouse C701

Internal Area: 463 sq ft 43.0 sq m External Area: 883 sq ft 82.0 sq m

Estimated completion Q1 2025
Potential rental income £5,000pcm



View looking east.



View looking west.



Actual terrace views from penthouse C701.

View looking south east.

Bespoke specifications include:

- Neutral grey oak parquet flooring to principal living areas and bedroom.
- Cashmere grey laminate to utility and kitchen area.
- Calacatta Delicatto Honed stone to bathroom.
- Geberit AquaClean wc and profiled metal shower screen with clear glass to bathroom.
- Cipollino Ondulato polished stone to bathroom vanity.
- Brushed brass joinery detailing throughout.
- Media wall unit with champagne faux leather detailing.
- Fully integrated kitchen appliances by Miele to include induction hob, microwave, combi oven, extractor and fridge freezer.
- Slimline dishwasher by Siemens.
- Frankie undermount sink with single lever mixer tap and side spray.
- Coffered ceiling with concealed lighting.
- Internal recessed floor uplighting.
- Miniature in-wall low level and niche wash lighting.
- Adjustable LED downlight system with black reflector.
- Matt black electrical sockets.
- Matt black lighting, temperature and curtain control.
- Large format terrace tiling with feature external uplighting.



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